In 2018, in response to the unprecedented demand for homes at an affordable rent, housing associations (also known as Approved Housing Bodies, AHBs) provided 3,219 homes. Housing associations have made a significant contribution to the Rebuilding Ireland Plan and will continue to play their part in responding to the housing crisis. The Irish Council for Social Housing (ICSH) works on behalf of our members to create opportunities for greater delivery of housing.

Housing associations are active in every Local Authority working in partnership with the common aim of reducing the Local Authority social housing waiting lists.

This is our Activity Report on the output of Housing Associations in 2018. The increased delivery reflects the sector’s ambition and commitment to improve the housing system in Ireland by providing more affordable homes for people on low incomes.

Homes Delivered by Housing Associations 2011-2018
Number of homes per year provided by housing associations to households on the waiting list.

Housing Association Output

Breakdown of long-term social housing delivery in 2018

8,422

62%
5,203
Local Authority

38%
3,219
Housing Association
Number of homes provided by housing associations in 2018

4,053 Homes

New build, leased and purchase

3,219

- Under Social Housing Current Expenditure Programme (SHCEP)
  Housing for families, single people and people with special needs

2,734

Re-lets of existing homes

834

- Under the Capital Assistance Scheme
  Housing for older people, people who are homeless and people with disabilities

Leasing 13%

Build 54%

Acquisition 33%
28,300 tenancies
from over 300 housing associations registered with the RTB providing tenancy security and dispute resolution processes for those tenants.

260+ housing associations
have signed up to the Voluntary Regulation Code.

17 housing associations
have certified borrower status from the Housing Finance Agency (HFA). €615m loan finance was approved by the HFA for the provision of 3,292 homes in 2018.

€100m
loan finance approved from Private Institutions.

Delivery of 21 family hubs
to alleviate emergency homelessness.

Supporting a ‘Housing First’ response to homelessness.

2,445 homes
delivered under NAMA

459 homes
under Mortgage to Rent completed and 1,044 are actively being progressed.

What’s in the delivery pipeline?

Over 1,000 homes in the pipeline under acquisition

4,951 homes in the construction pipeline
How we can increase the number of new homes delivered for social housing

Access to a planned pipeline of sites for new housing association development.

A viable cost rental / affordable rental housing model for the delivery of homes at sub-market rent levels by housing associations.

Improve the approvals process for new build and acquisitions under the Capital Assistance Scheme for homes for homeless people, older persons, people with disabilities and young people leaving state care where there are housing and care requirements.

Work with the sector in reversing the reclassification decision placing housing associations on the Government’s balance sheet.

In 2018, housing associations delivered innovative responses to the housing crisis and seek to identify more.

Re-use of vacant homes

Supported housing for older people – housing and support

Providing homes in the community for people with disabilities living in congregated settings

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